THIS INSTRUMENT WAS PREPARED BY:
John B. Ingleson, Attorney at Law
410 North Front Street
Murfreesboro, Tennessee 37130

BILL GARRETT, Davidson County
Trans:T20160082414 DEEDQC
Recvd: 09/20/16 12:18 3 pgs
Fees:17.00 Taxes:0.00
20160920-0098867

ADDRESS OF NEW OWNER:
Sherrie D. Graves
7664 Kemberton Drive E
Nolensville, TN 37135

SEND TAX BILLS TO:
Same

MAP/PARCEL NO:
186040A13500CO

QUITCLAIM DEED

For and in consideration of love and affection, we, the undersigned, Sherrie D. Graves and Martha J. Callahan, have this day bargained and sold and do by these presents hereby transfer and convey unto Sherrie D. Graves and Martha J. Callahan, as tenants in common, their heirs and assigns forever, all our right, title and interest in and to that certain parcel of real property situated in the Davidson County, Tennessee, and being further described as follows, to wit:

Land in Davidson County, Tennessee and being Lot No. 275, on the Final Plat of Burkitt Place, Phase 2G, as shown by plat appearing of record in Instrument No. 20070514-0057216 and Instrument No. 20070628-0077531, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Drees Premier Homes, Inc., an Ohio Corporation by Deed from Burkitt Place Development, LLC, a Tennessee limited liability company dated 02/25/2008 and filed for record on 03/04/2008 in Instrument No. 20080304-0021735, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Sherrie D. Graves and Martha J. Callahan, as joint tenants with right of survivorship, of record as Instrument No. 20110906-0068866 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to (1) Taxes for the year 2011, and subsequent years, (2) All matters on the Plan of record in Instrument Number(s) 20070514-0057216 and 20070628-0077531, (3) Declaration of Covenants, Conditions, Restrictions and By-Laws of record in Instrument No. 20060306-0025388 and as amended in Instrument No. 20070202-0014304, (4) Easement of record in Instrument No. 20050816-0096915, (5) Easement and Contribution Agreement of record in Instrument No. 20060317-0030915, (6) Right of Way Easement of record in Instrument No. 20060607-0067534, (7) Inspection and Maintenance Agreement for Private Storm Water Management Facilities of record in Instrument No. 20070724-0087659, and (8) Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage Water Mains, Pumps and Appurtenances of record in Instrument No. 20070724-0087694, all in the Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium

assessments, covenants, bylaws, restrictions, declarations and assessments of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as 7664 Kemberton Drive E, Nolensville, TN 37135

~~To have and to hold said real estate, together with all the appurtenances, estate and title thereunder belonging unto the said grantees, their heirs and assigns, forever.~~

Sherrie D. Graves
Sherrie D. Graves

Martha J. Callahan
Martha J. Callahan

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, Sherrie D. Graves, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument (Quitclaim Deed) for the purposes therein contained.

Witness my hand and official seal in Murfreesboro, Tennessee, this 14th day of September, 2016.

Judy Martin
Notary Public

JUDY MARTIN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

My commission expires: 4/3/18

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, Martha J. Callahan, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument (Quitclaim Deed) for the purposes therein contained.

Witness my hand and official seal in Murfreesboro, Tennessee, this 14th day of September, 2016.

Judy Martin
Notary Public

JUDY MARTIN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

My commission expires: 4/3/18

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred $ -0- .

Martha J Callaker
Affiant

Sworn to and subscribed before me this
14th day of September, 2016.

Notary Public

My commission expires: April 15, 2017

JOHN B. INGLESON
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY